

DUCHESNE COUNTY TREASURER

I certify that the property taxes are paid and current as of this _____ day of _____, 20____.

Stephen Potter Duchesne County Treasurer

DUCHESNE COUNTY PLANNING DEPARTMENT

Approved as a Minor Subdivision this _____ day of _____, 20____, by the
Duchesne County Planning Director.

Michael A. Hyde Duchesne County Planning Director

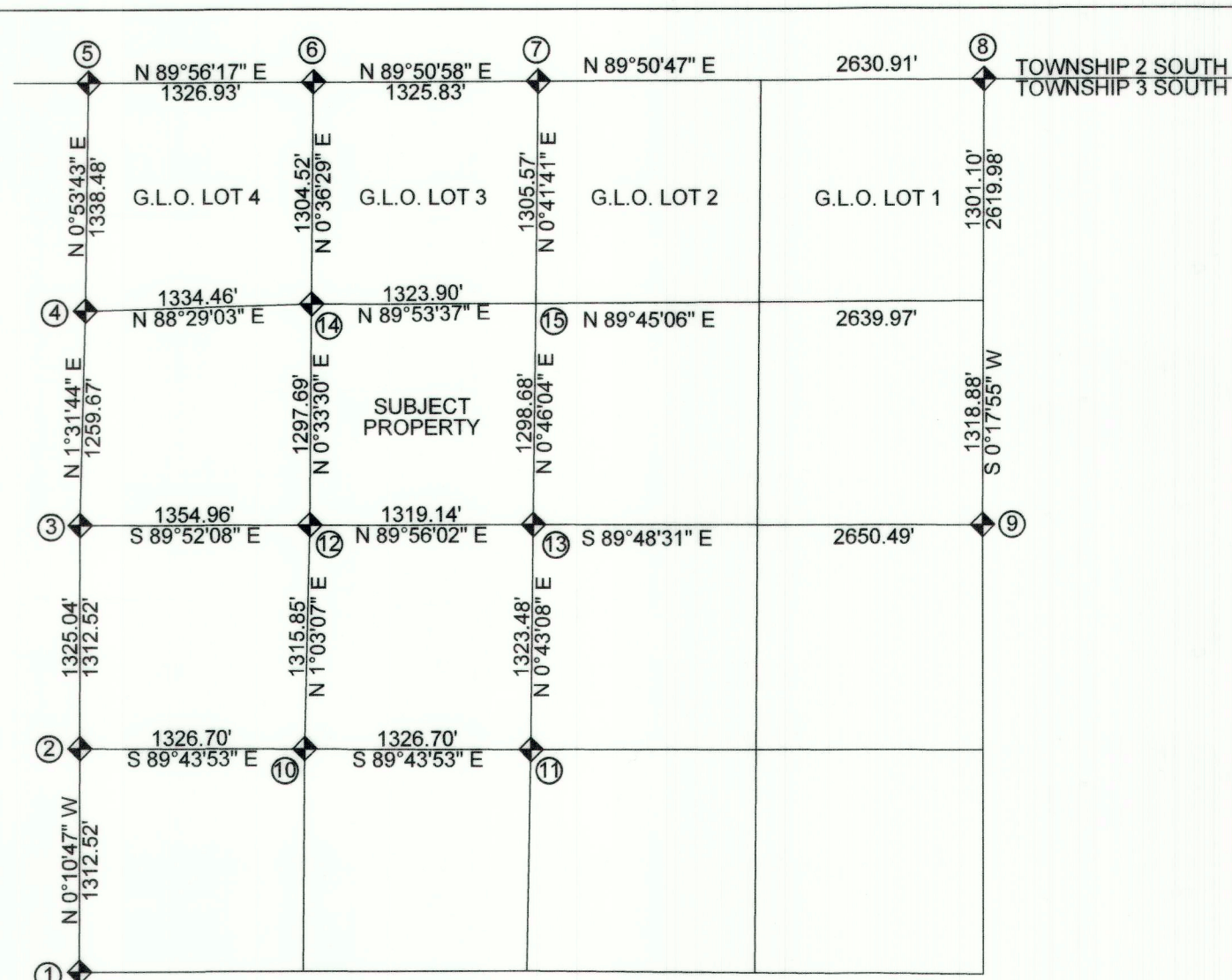
DUCHESNE COUNTY RECORDER

State of Utah } s.s. Entry Number _____
County of Duchesne }

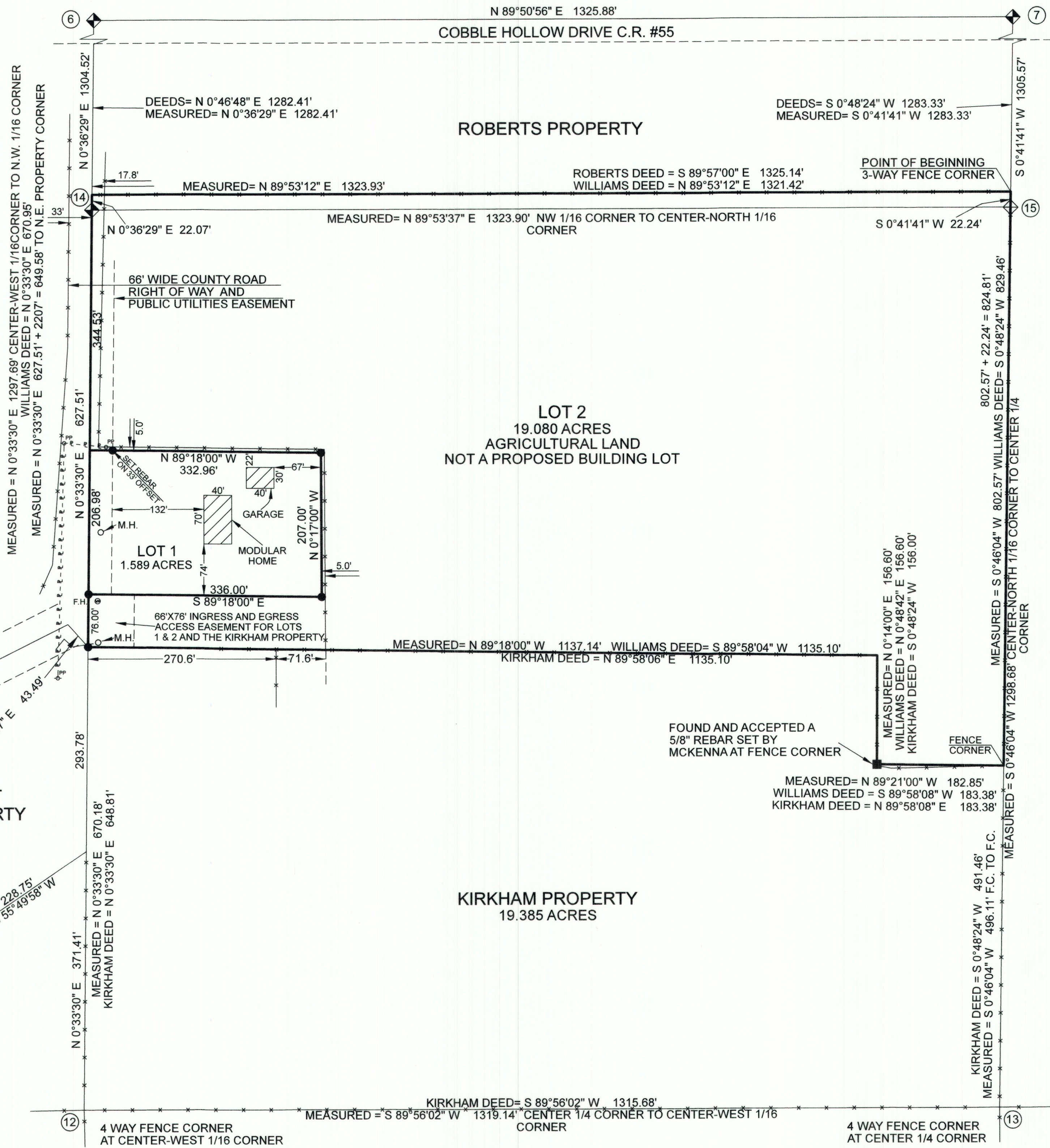
Filed for recording at the request of _____

on this _____ day of _____, 20____. Time _____ Fee: _____

Shelley Brennan Duchesne County Recorder

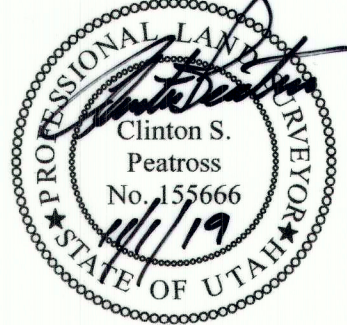
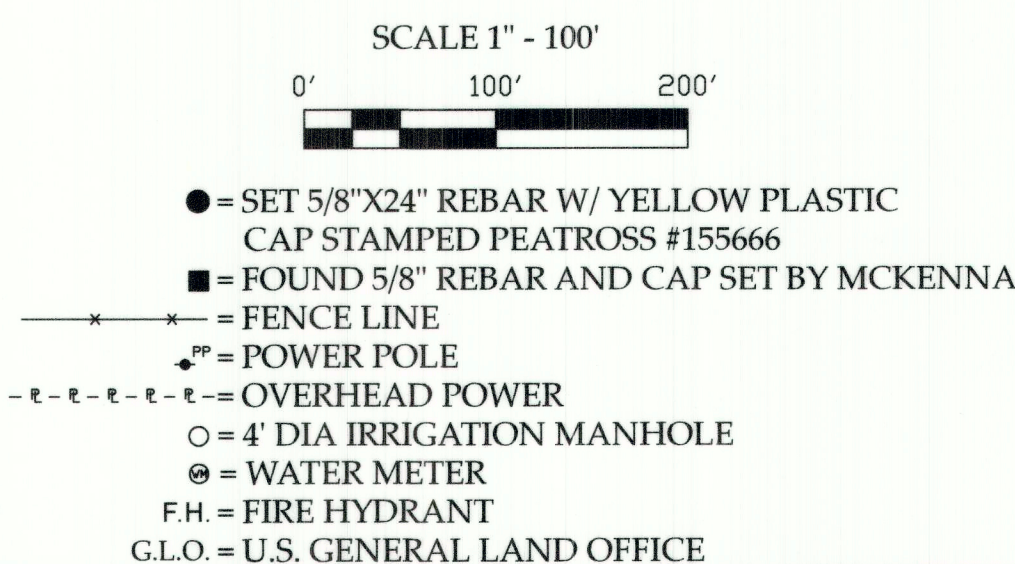


SECTION 5
TOWNSHIP 3 SOUTH, RANGE 1 WEST
UINTAH SPECIAL BASE AND MERIDIAN
SCALE 1"=1000'



POINT NUMBER DESCRIPTIONS

- Southwest Corner of Section 5 is an aluminum cap on a 5/8" rebar according to County Surveyor tie sheets.
- South 1/16 Corner of Sections 5 and 6 is a 5/8" rebar and cap according to R.O.S. #1937.
- West 1/4 Corner of Section 5 is a 5/8" rebar and cap according to County Surveyor tie sheets.
- North 1/16 Corner of Sections 5 and 6 is a fence corner according to R.O.S. #1937.
- Northwest Corner of Section 5 is a County Monument according to R.O.S. #1937.
- West 1/16 Corner of Sections 5 and 32, T2S, R1W is an aluminum cap on a 5/8" rebar according to R.O.S. #1937.
- Found a spindle inside of a cast iron ring and lid monument cover at the North 1/4 Corner of Section 5.
- Found a spindle inside of a cast iron ring and lid monument cover at the Northeast Corner of Section 5.
- East 1/4 Corner of Section 5 is a rebar and cap according to R.O.S. #3328.
- Center-South 1/16 Corner of Section 5 is a 5/8" rebar and cap according to R.O.S. #1937.
- Center-West 1/16 Corner of Section 5 is a fence corner according to R.O.S. #1797 and #1937.
- Center 1/4 Corner of Section 5 is a fence corner according to R.O.S. #1937.
- Set a mag nail at the Northwest 1/16 corner of Section 5 as per R.O.S. #890, #1164, #1797, and #1937.
- Center-North 1/16 Corner of Section 5 is not in, position taken from R.O.S. #890



RECORD OF SURVEY AND
MINOR SUBDIVISION FOR
FLINT WILLIAMS
TO BE KNOWN AS THE
**WILLIAMS MINOR
SUBDIVISION**

LOCATED IN THE NW1/4 OF SECTION 5
TOWNSHIP 3 SOUTH, RANGE 1 WEST
UINTAH SPECIAL BASE AND MERIDIAN
DUCHESNE COUNTY, UTAH

SURVEYOR'S CERTIFICATE

I, Clinton S. Peatross, do hereby certify to the Flint Williams, that I am a Professional Land Surveyor, and that I hold License No. 155666, as prescribed by the laws of the State of Utah; and in accordance with Section 17-23-17 of the U.C.A., I have made a survey of the following described tract of land, and that I have verified all measurements and placed monuments as represented on the plat, for the purpose of a creating a Record of Survey and Minor Subdivision Plat:

AS SURVEYED PROPERTY DESCRIPTION

TOWNSHIP 3 SOUTH, RANGE 1 WEST, UINTAH SPECIAL BASE AND MERIDIAN. SECTION 5:
Commencing at the North Quarter Corner of said Section; thence South 0°41'41" West 1283.33 feet (deeds = South 0°48'24" West 1283.33 feet) along the east line of the NE1/4 of the NW1/4 and a north-south running fence line to a fence corner at the Point of Beginning; thence continuing South 0°41'41" West 22.24 feet along said fence line to the Northeast Corner of the SE1/4 of the NW1/4 (Center-North 1/16 Corner); thence South 0°46'04" West 802.57 feet along the east line of said SE1/4 of said NW1/4 and said fence line to a fence corner (deeds = South 0°48'24" West 829.46 feet, measured 802.57 + 22.24 = 824.81 feet); thence North 89°21'00" West 182.85 feet (deeds = South 89°58'08" West 183.38 feet) to a 5/8" rebar and cap at a fence corner; thence North 0°14'00" East 156.60 feet (deeds = North 0°48'24" East 156.60 feet) along said fence line to a fence corner; thence North 89°18'00" West 1137.14 feet (deeds = South 89°58'04" West 1135.10 feet) along said fence line and projection thereof to a point on the West line of said SE1/4 of said NW1/4; thence North 0°33'30" East 627.51 feet to the Northwest Corner of said SE1/4 of said NW1/4 (Northwest 1/16 Corner); thence North 0°36'29" East 22.07 feet along the west line of the NE1/4 of the NW1/4 to the westerly projection of a fence line running easterly (deeds = North 0°33'30" East 670.95 feet, measured 627.51 + 22.07 = 649.58 feet); thence North 89°53'12" East 1323.93 feet (deeds = North 89°53'12" 1312.42 feet) along said fence line to the point of beginning, containing 20.669 acres.

NARRATIVE

PURPOSE OF SURVEY: Perform a boundary survey, then subdivide into lots and prepare a Record of Survey and Minor Subdivision plat.
BASIS OF BEARING: Being North 89°50'47" East from the North 1/4 Corner to the Northeast Section Corner, according to that certain Record of Survey on file in the Duchesne County Surveyor's Office, file #1797.
SURVEY FINDINGS: The South line of the Williams property was surveyed by McKenna Land Surveying, LLC in 2008, and a plat was recorded known as the Macnaught Minor Subdivision. We used fence lines and found a 5/8" rebar and cap set by McKenna, to determine the position and alignment of the South property line.
NOTE: Section 5, Township 3 South, Range 1 West, Uintah Special Base and Meridian, was surveyed in 1882 using the "three mile method" during which the section corners, 1/4 corners, and 1/16 corners (40 acre corners) were set.
NOTE: This survey was performed at the request of Flint Williams. It does not insure or guarantee ownership, nor does it show liens, easements, rights of way, codes, covenants, conditions, obligations, or restrictions of use that may or may not be recorded. The location or depiction of public or private utilities, points of diversion of water and water rights are excluded from the scope of this survey.

OWNER'S CERTIFICATE

Know all men by these presents: that I TRACY FLINT WILLIAMS, the undersigned owner of the above described tract of land, have caused the same to be surveyed for a Minor Subdivision, and a plat to be prepared, to be in compliance with the Duchesne County Subdivision Ordinances, to legally convey and transfer land ownership.

TRACY FLINT WILLIAMS

ACKNOWLEDGEMENT

County of _____ } s.s.
State of _____ }
On this _____ day of _____, 20____, personally appeared before me,
TRACY FLINT WILLIAMS, the signer of the above OWNER'S CERTIFICATE, and who acknowledged to me that he signed it freely and voluntarily for the uses and purposes therein mentioned.
My commission expires: _____ Notary Public

COUNTY SURVEYOR'S FILE # 4320

PREPARED BY
PEATROSS LAND SURVEYS
PROFESSIONAL LAND SURVEYOR
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HEBER CITY UTAH, 84032

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DRAFTED BY: ASHLEY PEATROSS DATE DRAFTED: 10/15/2019
SHEET : 1 OF 1 JOB NAME: FLINT WILLIAMS JOB# 1333